



STATE OF FLORIDA  
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

September 12, 2005

**Attention: All Real Estate Appraiser Pre-certification Course Providers**  
**New Federal Standards for Real Estate Appraisers will be effective January 1, 2008.**

Chapter 475, Part II, Florida Statutes, specifies the requirements to become certified as an appraiser in Florida, and Title XI of the Financial Institutions Reform, Recovery and Enforcement Act of 1989 (FIRREA) requires the Florida Real Estate Appraisal Board (FREAB) to ensure applicants meet the minimum criteria established by the Appraiser Qualifications Board (AQB) of the Appraisal Foundation. After a multi-year effort, which included hearings, exposure drafts, public meetings and public comment, the AQB adopted major revisions to the Real Property Appraiser Qualification Criteria last year.

Florida has chosen the "Segmented" Scenario for implementing the new criteria. The requirements are broken into three segments (or components) of Education, Experience and Examination. The education component is dramatically increased in the new AQB Criteria. An applicant would have to meet the *Criteria* in effect at the time he or she completes a particular component or segment. Any component completed prior to January 1, 2008, would satisfy the current *Criteria* while any component not completed by January 1, 2008 would have to conform to the 2008 *Criteria*. For updates and further information please visit the Department of Business and Professional Regulation's (DBPR) website regularly at [www.MyFlorida.com/dbpr](http://www.MyFlorida.com/dbpr).

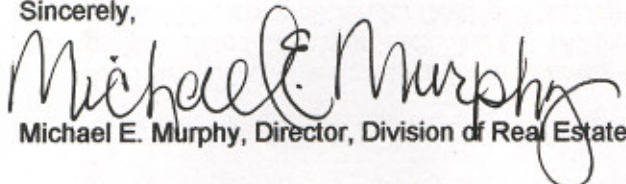
Certified Residential Appraisers, under the current criteria, are required to have 120 hours of appraisal related education, including the 15-Hour National USPAP Course. After January 1, 2008, an applicant for Certified Residential Appraiser status will be required to have 200 hours of appraisal instruction that meets the AQB defined Curriculum Content, and hold an Associate degree or higher from an accredited college or university. In lieu of a college degree, applicants may submit proof of college level courses as defined by the AQB.

Certified General appraisers are now required to have 180 hours of appraisal related education, including the 15-Hour National USPAP Course. The new criteria will require Certified General Appraiser applicants to have 300 hours of appraisal instruction, meeting the AQB defined Curriculum Content, and hold a Bachelor degree or higher from an accredited college or university. In lieu of a college degree, applicants may submit proof of college level courses as defined by the AQB.

The time to start preparing for the new pre-certification course criteria is now. To view the specific education requirements established by the AQB and other pertinent aspects of the new Real Property Appraiser Qualification Criteria, visit the Appraisal Foundation website at [www.appraisalfoundation.org/](http://www.appraisalfoundation.org/) and follow the links at the top of the page to "Education/Qualifications."

Please be aware, an applicant's claims of education and experience will be validated by the DBPR in accordance with FREAB Rules. Applicants are required to submit a log to validate their experience.

Sincerely,

  
Michael E. Murphy, Director, Division of Real Estate

Florida's Future...  
**DBPR**  
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Right Now.

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